

## **4.11 UTILITIES AND SERVICE SYSTEMS**

This section addresses the potential for the Proposed Project to impact existing public facilities and services, such as buried utility lines. This section also addresses impacts upon law enforcement, fire protection, emergency response services, as well as local schools, recreation, and other public institutions, and identifies mitigation measures to reduce or avoid any potential impacts.

### **4.11.1 SETTING**

#### ***WATER AND SEWER SERVICE***

Water resources are discussed in detail in Section 4.7. The following discussion is a summary of the water supply and treatment services available. The Placer County Water Agency (PCWA) provides domestic, agricultural and industrial water to the Foothill/Sunset area of Placer County. The project site is within the PCWA service area. Existing water distribution infrastructure in the area includes an 18-inch diameter main along Athens Avenue, an 18-inch diameter main along Industrial Avenue, and 16, 12, and 10-inch lines located within the existing industrial development along Sunset Boulevard, Cincinnati Avenue, and Tara Court. At the Sunset terminus at Cincinnati Avenue, several utilities exist, ready for extension westward into this area of the SIA when needed. A 16-inch water line, buried 4 feet below grade, will remain unaltered. No permanent water supply is needed as part of the project. Water required for construction activities will be obtained from the UAIC water supply at Thunder Valley Casino. At the Sunset terminus at Cincinnati Avenue, an 8-inch sanitary sewer line is buried 16 feet below grade, and will be extended 200 feet west, and terminate in a stub, clean-out, and maintenance hole. No additional sanitary sewer system services will be needed for operation or maintenance of the road; temporary, portable sanitary toilets will be provided for workers during construction.

#### ***FIRE PROTECTION AND EMERGENCY MEDICAL SERVICES***

The California Department of Forestry and Fire Protection (CDF), under contract to Placer County, provides the fire protection services for the Sunset Industrial Area, where the project site is located. The closest CDF station is the new facility built by UAIC, located on Athens Avenue just east of the proposed project. The Insurance Services Office fire protection classification for the project area is Class 10, while the Placer County General Plan standard for suburban areas is Class 6. This classification system is a qualitative indication of the level of fire protection in the area and is used by insurance companies as the basis for setting fire insurance rates. Funding for capital facilities and equipment for fire protection is provided by the fire mitigation fee that is included in the adopted Sunset Industrial Area Fire Protection Plan.

### ***Placer County Interagency Hazardous Response Team***

Placer County maintains an inter-agency hazardous materials response team that is coordinated by the Placer County Office of Emergency Services. Two hazardous materials units are located in the County. One is located on Atwood Road in the City of Auburn (in the North Auburn area) and the other is located in the Tahoe-Truckee area (Sharp, 1996). Personnel from other fire agencies in the county staff these units. There is no single department has the resources necessary to fully staff these units. The Roseville Fire Department maintains a hazardous materials unit that is composed of approximately 30 trained personnel (Sharp, 1996). A cooperative agreement between Roseville and the Placer County Interagency Team allows for mutual support when needed. An agency only requests help from another unit when they are unable to handle their own emergencies.

### ***American Medical Response***

American Medical Response (AMR) provides advanced life support and transport services to the southern portion of Placer County. Currently, two AMR ambulances are stationed in the City of Roseville, while one is stationed in Lincoln (Guyan, 1997). Because no buildings will be constructed as part of this proposed project, no fire protection or emergency medical services will be needed.

### ***ELECTRICAL AND NATURAL GAS SERVICE***

Electricity and natural gas services within the Sunset Industrial Area are provided by Pacific Gas & Electric Company (PG&E). Electric and natural gas distribution lines are located along Athens Avenue, Industrial Avenue, Sunset Boulevard, and Cincinnati Avenue. In addition, a natural gas transmission line trends north-south along the eastern portion of the project site. No utility service is needed for construction and maintenance of the proposed roadway. However, to construct the proposed connector road, some existing utility lines would need to be extended, realigned, and/or capped. At the Sunset terminus at Cincinnati Avenue, several utility lines exist. A high-pressure gas line, 4-inch diameter, is buried 16 feet below grade. This gas line, and its associated 10 foot PG&E maintenance easement, begins at Cincinnati Avenue, and extends westward along the proposed road alignment for 1,700 feet to a junction with a 12-inch gas main. This 12-inch gas main crosses the road alignment just west of the proposed bridge and tributary to Pleasant Grove (station 290+50). This gas main, buried 4 feet below existing grade, will remain unaltered. The existing 4-inch gas line will be removed, upgraded with a 6-inch gas line, and located 35 feet northward, and a new 10-foot maintenance easement dedicated to PG&E. The new easement will be within the temporary construction easement area included in the project study area. After construction, it will convert to a permanent maintenance easement.

### ***TELEPHONE SERVICE***

Pacific Bell currently provides telephone service to the project site in those areas which are located inside its serving area, as defined by the parameters of its Long Range Outside Plant Plans. Pacific Bell's service to the project area is provided by both above- and below-ground transmission lines. Telephone transmission lines are currently located along Industrial Avenue, Sunset Boulevard, Athens Avenue, and Cincinnati Avenue. Existing communications lines on the north side of Athens will remain without modification. No utility service is needed for construction and maintenance of the proposed roadway. Current road alignment and design does not require communication utility line realignment, although conduit will be provided on the bridge deck to allow for communications lines to be extended westward for future, unrelated projects.

### ***PUBLIC SCHOOLS***

Although there are no schools present within the project area, there are school districts in the vicinity. These districts include the Western Placer Unified School District, Roseville Joint Union High School District, and the Roseville City School District. Placer County residents are also served by the Sierra Community College District. However, implementation of the project is not anticipated to impact public schools.

### ***RECREATION***

There are no parks or major recreation facilities located within the project area, and implementation of the project is not anticipated to adversely impact outdoor recreation opportunities.

### ***PLANS AND POLICIES***

#### ***Placer County General Plan***

The Placer County General Plan (Public Services and Facilities Element) provides several goals and policies relating to public utilities and services. These policies include, but are not limited to, the following: new development shall fund its fair share for the construction of new public facilities; and ensure through the development review process that adequate public facilities and services are available to serve new development. Specifically with regards to water supply and delivery, the following policies may apply: ensure the availability of an adequate and safe water supply and the maintenance of high-quality water in water bodies and aquifers used as sources of domestic supply; require proponents of new development to demonstrate the availability of a long-term, reliable water supply; and promote efficient water use and reduced water demand.

Policies associated with sewage collection, treatment, and disposal include, but are not limited to the following policies: require proponents of new development within a sewer service area to provide written

certification from the service provider that either existing services are available or needed improvements will be made prior to occupancy; and promoting efficient water use and reduced wastewater system demand.

Several policies have been developed regarding landfills, transfer stations, and solid waste recycling. Some of these policies include: require that all new development complies with applicable provisions of the Placer County Integrated Waste Management Plan; and when considering land use changes in the vicinity of a landfill operation, the County shall consider the landfill as the dominant land use in the area.

Policies pertaining to law enforcement, fire protection, and fire hazards include, but are not limited to the following goals: strive to maintain sufficient staffing ratios (expressed as the ratio of officers to population); require new development to develop or fund sheriff facilities and fire protection facilities, personnel, operations, and maintenance; consider public safety issues in all aspects of commercial and residential project design, including crime prevention through environmental design; require that discretionary permits for new development in fire hazard areas be conditioned to include requirements for long-term comprehensive fuel management; require that new development meets state, county, and local fire district standards for fire protection; and ensure that existing and new buildings of public assembly incorporate adequate fire protection measures to reduce the potential loss of life and property in accordance with state and local codes and ordinances.

#### ***Sunset Industrial Area Plan***

The Sunset Industrial Area Plan incorporates, by reference, a number of the policies and programs contained in the Placer County General Plan. The proposed Sunset Industrial Plan has been specifically written in order to address the issues pertaining to industrial development. In particular regarding public facilities and services, the Sunset Industrial Area Plan encourages the use of surface water over groundwater, promotes the use of reclaimed wastewater to offset demands, encourages the use of natural stormwater drainage to enhance the environment, requires mitigation for urban runoff contamination of surface water, and encourages recycling of solid waste.

### **4.11.2 IMPACTS AND MITIGATION MEASURES**

#### ***SIGNIFICANCE CRITERIA***

Development of the Proposed Project would be considered to result in significant impacts to public services and facilities if it would:

- cause a substantial increase in demand for services above that for which the affected agency or utility has planned; or

- reduce the existing service levels of the County and the surrounding communities (i.e., cities of Roseville, Rocklin, and Lincoln).

Comments received on the Notice of Preparation pertaining to utilities and service system concerns are addressed in the section below. Appendix A includes the Notice of Preparation and comment letters received as a result.

### ***IMPACT STATEMENTS AND MITIGATION MEASURES***

#### **Impact**

##### **4.11.1**

**Implementation of this proposed project would require relocation of gas, water, and sewer lines. This is a significant impact. However, necessary relocation of utility lines has been incorporated into this project, and will reduce utility conflicts to a less-than-significant level. Although the relocation of these utility lines has been incorporated into the project, relocating these utilities at this time could facilitate development earlier than would otherwise occur. This will result in a less-than-significant growth-inducing impact, as an existing gas line already follows the Sunset extension alignment, and therefore the proposed project will not bring gas service to an area that does not already have it. Further discussion is included in Section 6.1 of this EIR.**

These planned utility relocations are as follows:

- At the Sunset terminus at Cincinnati Avenue, an 8-inch sanitary sewer line is buried 16 feet below grade, and will be extended 200 feet west, and terminate in a stub, clean-out, and maintenance hole;
- A PG&E 4-inch diameter gas line which begins at Cincinnati Avenue, and extends westward along the proposed road alignment for 1,700 feet to a junction with a 12-inch gas main, will be removed, upgraded with a 6-inch gas line, and located 35 feet northward, and a new 10-foot maintenance easement dedicated to PG&E;
- Existing power utility poles and lines along the south side of Athens will be relocated 20 feet south; and
- Existing storm drainpipes, 18-inch diameter, will be connected to the new storm drain system of the connector road.

#### **Mitigation Measures**

No mitigation necessary.